

commenced more than ten years from the date of the certification shown hereon.

THE HOMESTEAD IN GRAND JUNCTION **CONDOMINIUM MAP 2**

DEDICATION

Know all men by these presents:

That the undersigned is the owner of that portion of Block 2 of THE HOMESTEAD IN GRAND JUNCTION. a plat recorded in the office of the Mesa County Clerk and Recorder at Reception Number 1930890, described and shown on the within Condominium Map of THE HOMESTEAD IN GRAND JUNCTION CONDOMINIUM MAP 2 and being situated in the southwest quarter of the southeast quarter of Section 4. Township 1 South, Range 1 West of the Ute Meridian, Grand Junction, Mesa County, Colorado, being more particularly described

Commencing at the northeast corner of said Block 2;
Thence along the east line of said Block 2 South 00'00'00" West, a distance of 202.08 feet; Thence departing the east line of said Block 2 and continuing South 00'00'00" West, a distance of 50.19 feet to the Point of Beginning; Thence continuing South 00'00'00" West, a distance of 102.53 feet;
Thence North 90'00'00" West, a distance of 108.73 feet;
Thence North 00'00'00" East, a distance of 102.53 feet;

Thence North 90'00'00" East, a distance of 108.73 feet to the Point of Beginning.

Containing 0.256 acres, more or less.

That said owners have caused the real property to be laid out subdivided and platted as THE HOMESTEAD IN GRAND JUNCTION CONDOMINIUM MAP 2, a subdivision of a part of the City of Grand Junction, Colorado, consisting of 8 individual condominium living units together with appurtenant interests in the Common Elements as defined and provided for in the Condominium Declarations for The Homestead in Grand Junction Condominiums recorded as Reception No 1962290 in Book 2145 at Page 109 of the

That said owners do hereby dedicate and set apart the real property as shown and labeled as the accompanying Condominium Map of THE HOMESTEAD IN GRAND JUNCTION CONDOMINIUM MAP 2, as follows:

All General Common Elements to the Condominium Association for ingress, egress, parking, recreation, drainage and for use by the public utilities for the installation, operation, maintenance, and repair of underground utilities and appurtenances installed for the benefit of the owners of the units in THE HOMESTEAD IN GRAND JUNCTION.

All easements include the right of ingress and egress on, along, over, under and through and across by the beneficiaries, their successors, or assigns, together with the right to trim or remove interfering trees and brush. Provided, however, that the beneficiaries of said easements shall utilize the same in a reasonable and prudent manner. Furthermore, the owners of lots or tracts hereby plated shall not burden or overburden said easements by erecting or placing any improvements thereon which may prevent reasonable ingress and egress to and from the easement.

That said owners certify that all lien holders are represented hereon.

IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this 20 day of ______ A.D., 2001.

STATE OF COLORADO

The foregoing instrument was acknowledged before me by I McA Cunningham, President of Cunningham Investment Co., Inc., Manager of HACIENDA PARTNERS this 30 th day of 300 A.D., 2001.

Witness my hand and official seal:

My commission expires 11/2/01

Address 551 Grand Avenue, Grand Junction, CO 81501



Sheet 1 of 7

COUNTY CLERK AND RECORDER'S CERTIFICATE

I hereby certify that this instrument was filed in the office of the

Clerk and Recorder of Mesa County, Colorado, at 12/12 o'clock P M.,

this 2/2 day of February 2001, and is duly recorded in Plat Book No. 3 , Page 1/-17 as Reception No. 1984404

Drawer No. _ KK 0/ ____ Fee: _ 70 ---

RICORDER NOTE: POOR QUALITY DOCUMENT PROVIDED FOR REPRODUCTION

THE HOMESTEAD IN GRAND JUNCTION CONDOMINIUM MAP 2

\$ 1/2 of the SE 1/4 of Section 4, Township 1 South, Range 1 West, Ute Meridian

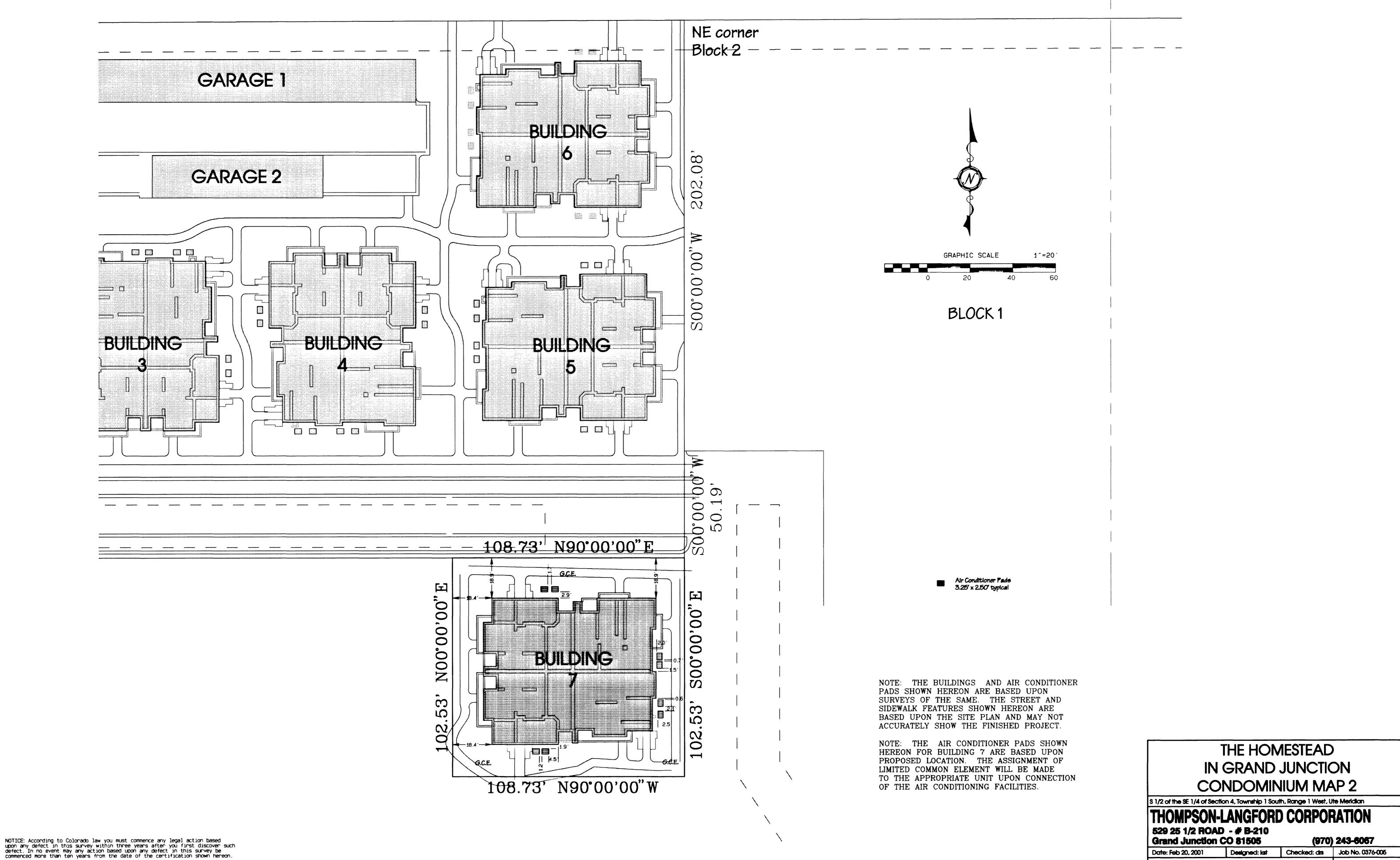
THOMPSON-LANGFORD CORPORATION

529 25 1/2 ROAD - # B-210 **Grand Junction CO 81505**

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(970) 243-6067 Date: Feb 20, 2001 Designed: kst Checked: drs Job No. 0376-005

THE HOMESTEAD IN GRAND JUNCTION CONDOMINIUM MAP 2

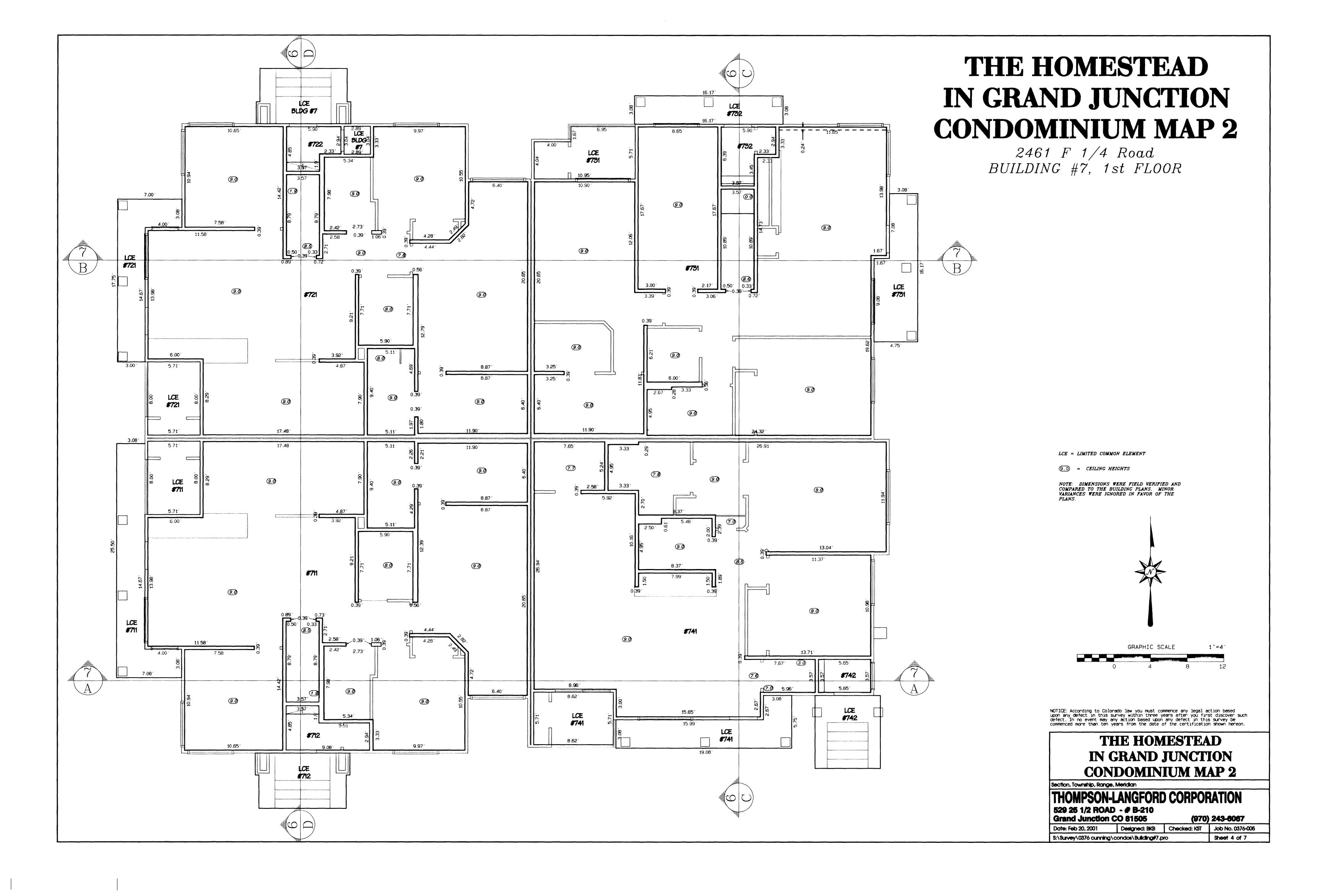


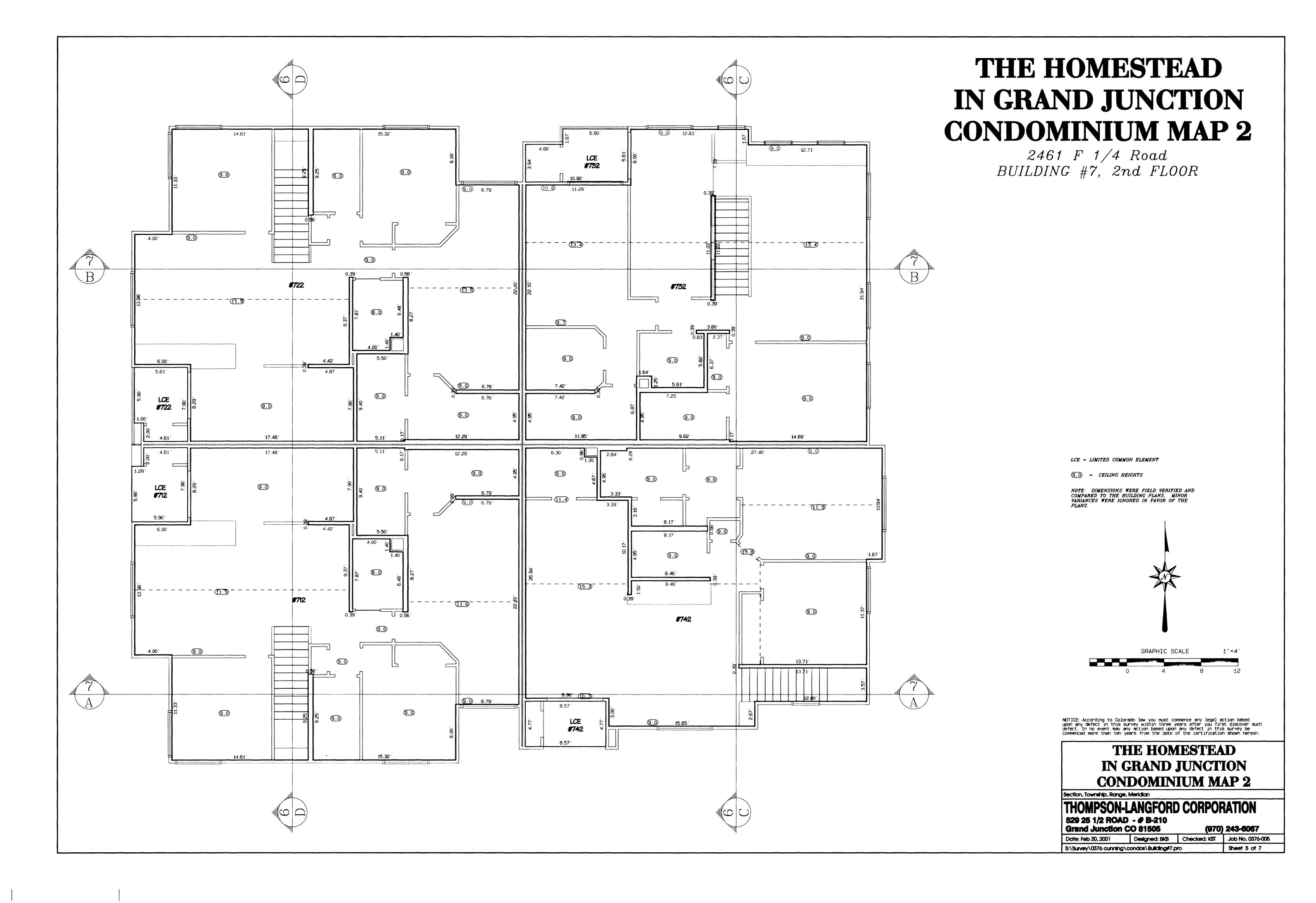
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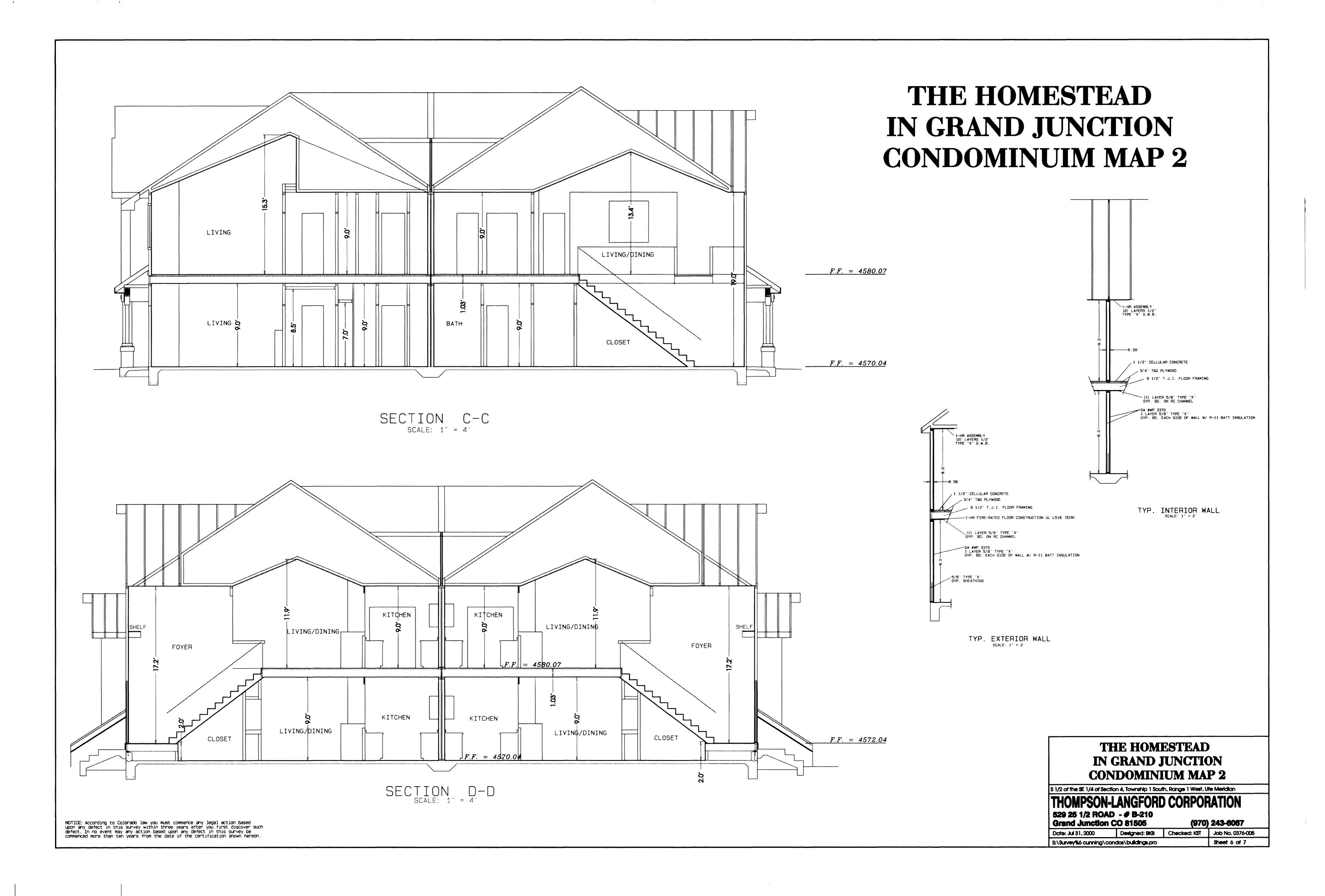
Sheet 2 of 7

THE HOMESTEAD IN GRAND JUNCTION CONDOMINIUM MAP 2 9.52 2461 F 1/4 Road BUILDING #7, FOUNDATION LCE = LIMITED COMMON ELEMENT 9.0 = CEILING HEIGHTS concrete pad w/ thickened edge NOTE: DIMENSIONS WERE FIELD VERIFIED AND COMPARED TO THE BUILDING PLANS. MINOR VARIANCES WERE IGNORED IN FAVOR OF THE (typical) 6.00 1.67 GRAPHIC SCALE 12.00 6.71 6.50 NOTICE: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown hereon. 16.33 concrete pad w/ thickened edge (typical) THE HOMESTEAD 9.52 IN GRAND JUNCTION **CONDOMINIUM MAP 2** Section, Township, Range, Meridian THOMPSON-LANGFORD CORPORATION 529 25 1/2 ROAD - # B-210 Grand Junction CO 81505 (970) 243-6067 Designed: BKB Checked: KST Job No. 0376-005 Date: Feb 20, 2001 S:\Survey\0376 cunning\condos\Building#7.pro

Sheet 3 of 7

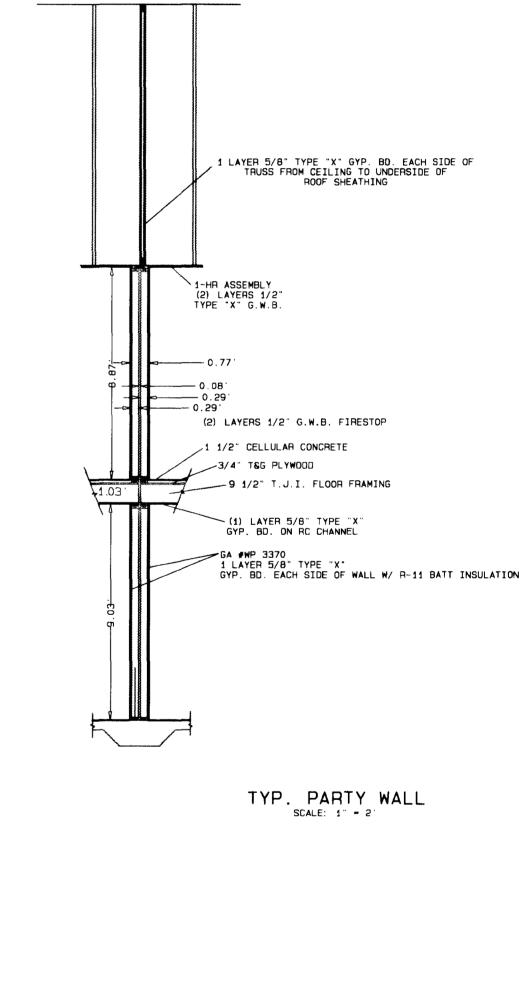




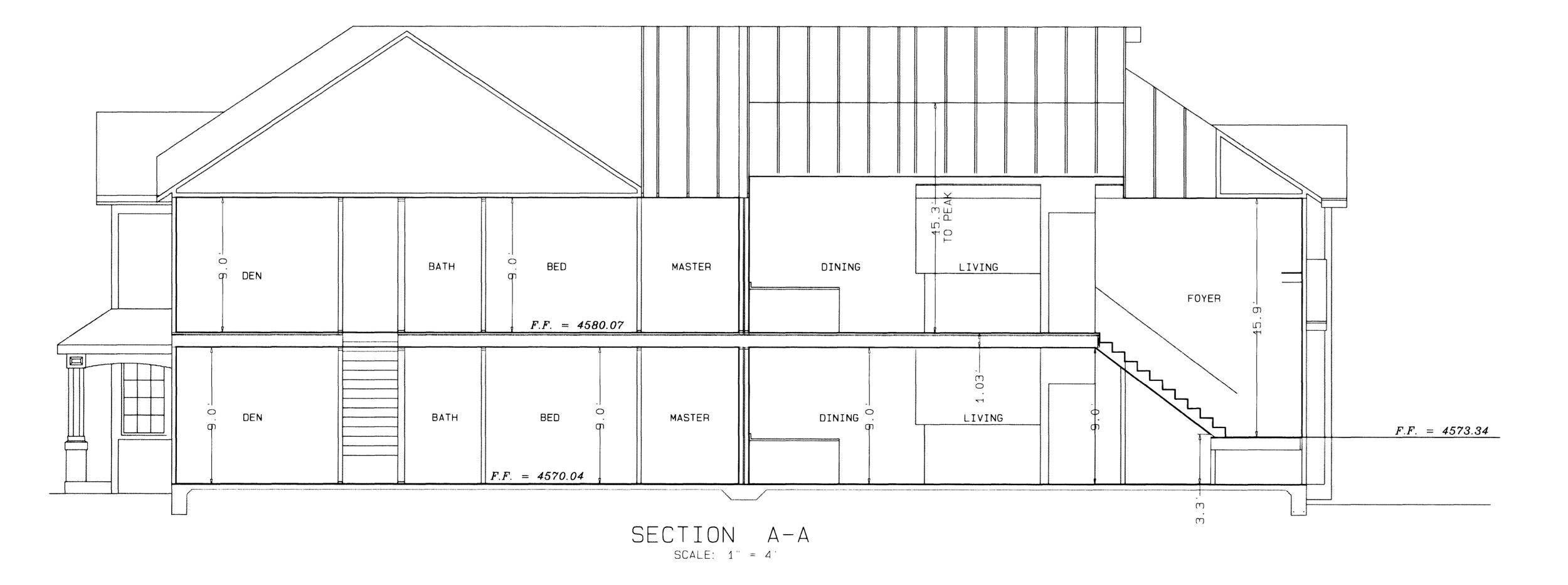


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THE HOMESTEAD IN GRAND JUNCTION CONDOMINUIM MAP 2



SECTION B-B



THE HOMESTEAD IN GRAND JUNCTION CONDOMINIUM MAP 2

S 1/2 of the SE 1/4 of Section 4, Township 1 South, Range 1 West, Ute Meridian

THOMPSON-LANGFORD CORPORATION

529 25 1/2 ROAD - # B-210 Grand Junction CO 81505

(970) 243-6067

Date: Jul 31, 2000 Designed: BKB Checked: KST Job No. 0376-005
S:\Survey%6 cunning\condos\bulldlings.pro Sheet 7 of 7

NOTICE: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown hereon.